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CAPITAL IMPROVEMENT ADVISORY COMMITTEE

Request For Approval Of Capital Improvements Projects

Requesting Agency: San Francisco Fire Department

Requesting Officer: Robert L. Demmons Chief Of Department


Signature

Date

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Project Name: **1998 Fire Protection Bond**

Dollar Amount: **63.27 Million Dollars**

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CIAC Hearing Date:

Planning Department Approval Receipt Date:

DPW Approval Receipt Date:

City Attorney Approval Receipt Date:

REF 353.979 R299

Request for approval of
capital improvement
1997]

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Appendix

- A 1997 Fire Protection Bond Report

I. NEED FOR THE PROJECT

The Project consists of eight (8) major components.

| Project Major Components | |
|--------------------------|----------------------------|
| # | Description |
| 1 | AWSS Rehabilitation |
| 2 | AWSS Extension |
| 3 | Hunters Point Station |
| 4 | Fireboat Headquarters |
| 5 | Bureau of Training |
| 6 | AWSS Pipe Yard |
| 7 | Treasure Island Station |
| 8 | Yerba Buena Island Station |

Refer to Attachments 1 through 8 for justifications of each project major components.

II. PROJECT DESCRIPTION

The Project consists of eight (8) major components.


Refer to Attachments 1 through 8 for description of project major components.

III. PROJECT CONSISTENCY WITH GENERAL PLAN

- A. Is the nature and scope of the Project consistent with the City's General Plan? **Yes**
- B. Are there any statutory requirements that may need to be satisfied later in the process? (If so, please also identify these action items in the Section IV, Project Schedule). **None**

IV. PROJECT COST CONSIDERATIONS

- A. Maximum Total Project Costs: (Includes financing costs) **\$63,380,000.**
- B. Include a CIAC Model Budget Summary as an attachment to this Request
See Attachment # 9
- C. Bond Funded Amount, if any: **99.83%**
- D. Sources & Uses of Project Funds: **See Attachment # 10**
- E. Annual Payments (debt service, rent, O&M, etc.)
Debt Service: Unknown until the bond is sold
Rent : None
O&M: Practically unchanged
- F. Provide a strategic analysis of the long-term capital needs for the Project.
The new installations are expected to last more than 75 years. Replacement is required at the end of useful lives.
- G. Detail a conceptual life cycle cost analysis that addresses changes in costs of staffing and operations and maintenance.
Auxiliary Water Supply System for Fire Protection (AWSS,) Fire Stations and Training Center construction is standard. Life cycle cost analysis for alternatives is not applicable.



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V. DESCRIPTION OF SOURCES AND USES OF FUNDS

- A. Description of all sources of up front funds listed in Section IV, Item C. None
- B. Explain the basis for use of up front funds listed in Section IV, Item C. Describe in detail any comparable cost analyses that have been performed, any contingency costs that have been assumed, etc. Describe the provisions that have been made if final costs are in excess of all available funding sources. **Not applicable.**
- C. Description of all sources of annual payments (listed in Section IV, Item E) and impact to the Department's budget once adopted.
For AWSS, the impact to the Department's budget is insignificant. For buildings, no increase in annual O&M.

VI. DESCRIPTION OF ALTERNATE FUNDING MECHANISMS

- A. Please summarize any other funding mechanisms that were considered for financing this Project. Describe the benefits and detriments.
Historically, projects of this scale and scope have been funded by voter approved Bonds.
- B. Explain in detail why the proposed funding mechanism is the best alternative for financing this project.
The total expenditures are too large for the annual budget from the General Fund.

VII. PROJECT SCHEDULE

- A. Itemize the Schedule of Decision Review of this Project to date.
 - **Revised Bond Report, May 1997;**
 - **Submittal of Request to CIAC, DPW, Mayor's Office of Public Finance, Planning, and City Attorney for review October, 1997;**
- B. Itemize the Project schedule from the date of CIAC approval.
 - **Final CIAC report and recommendation to the Board of Supervisors, December, 1997;**
 - **Board of Supervisors adopts resolution of public interest and necessity, January 1998;**
 - **Board of Supervisors adopts ordinance calling for a special election, February, 1998**
 - **Public Approval, June 1998;**
 - **Bond Sale, March 1998;**
 - **Construction Start 1999.**

(Refer to Attachment #11 for Preliminary Master Schedule.)

VIII. SPECIAL PROVISIONS

- A. Will the Project require a waiver of any City contract provisions (i.e. Burma Ordinance, Domestic Partners Ordinance, etc.)? If so, please explain. No.
- B. Has your Department previously requested CIAC approval for this Project and been denied or deferred? If so, please explain why this proposal should be reconsidered.
The Project was submitted in May, 1997 and not acted upon by CIAC.
- C. If the Project is not approved what is the impact to the City and its residents? Is your agency/department prepared to initiate a second request? Would your agency/department reduce the scope of the Project?
The eight (8) major components constituting the '98 Fire Protection Bond are all critical and of immediate needs for the integrity of AWSS, the coverage of Hunter's Point Shipyard, Treasure Island and Yerba Buena Island, and also to

comply with court mandated women's facilities in fire stations.

Failure to approve this project would impact in many ways the City and its residents:

- AWSS pipes failures would call for emergency and costly repairs, requiring supplemental appropriation from City General Fund. Pipe failures have been increased significantly in the past few years and this bond proposal calls for repairing the weakest links of the system.
- Fire stations at Hunter's Point shipyard, Treasure Island and Yerba Buena Island are inadequate to support the Fire Department operation and do not meet seismic standards. Disapproval of the proposal would severely impact the fire protection capability especially during and after an earthquake.
- Fireboat services are instrumental to the AWSS, providing seismic upgrade fireboat headquarters is a must to assure the services when we need the most. Also AWSS extension with a fireboat manifold at a Hunter's Point shipyard pier, next to the proposed station, is to provide an injection point to the AWSS piping network for the Southeast area of the City.
- Lastly provide women's facilities in fire stations is to comply to court mandates and avoid fines.

The eight (8) major components of the proposed bond were dictated by the obvious and immediate needs of the Department at this time. It is quite difficult to conceive a reduced scope of work. Removing one or a few of the major components would make an incomplete solution and the City would have to deal with the left out components in a near future, with all consequences listed above. Please refer to Appendix A for more information.

- D. If the Project is only partially approved, would your agency/department proceed with it anyway? Why or why not? If yes, how would your agency/department propose to accomplish this?

The Department has proposed eight major components constituting the '97 Fire Protection Bond. If the proposal is only partially approved, then the Department would proceed only with the approved components. Please refer to Section VIII C above for consequences of deleting certain components from the proposal.

IX. OTHER

- A. Please describe any other aspects of the Project that may be relevant to a decision by the CIAC.

The City AWSS is an unique system, known worldwide. The reliability of the system, especially during and after an earthquake, is instrumental to allow firefighters to contain fires that occur after a seismic event.

Approval of this bond proposal would permit the Department to comply with court mandates.

X. SUMMARY

- A. Please summarize your agency/department's argument for requesting CIAC approval of this Project.

The eight major components of this bond proposal are all critical and of immediate needs for the Department. Main arguments are:

Maintain reliability:

- **Rehabilitation is to repair weakest links in AWSS piping network**
- **Seismic upgrade of fireboat headquarters is to assure services during and after an earthquake.**
- **Renovate Pipe Yard is to provide solid logistic to the entire AWSS, also comply to court mandates**

Expand coverage:

- **To provide adequate coverage to Hunter's Point shipyard, Treasure Island and Yerba Buena Island.**
- **AWSS extensions to provide protection to Hunter's Point shipyard and construct the fireboat manifold to extend AWSS coverage to the South East area of the City.**

ATTACHMENT 1 AWSS REHABILITATION PROJECT JUSTIFICATION AND DESCRIPTION

I. NEED FOR THE PROJECT

- A. Does Project impact the City's ability to provide/maintain/initiate an essential City service? If so, please explain.
Yes, Please see Appendix A, page 10.
- B. Is Project mandated by a court order or threat of a court order? If so, please explain.
No.
- C. Are any regulatory (City Charter, State Lands Commission, BCDC, RWQCB, etc.) issues triggered or approvals required to proceed with the Project?
No.
- D. Identify all quantifiable and non-quantifiable Project benefits.
Yes, Please see Appendix A, page 10.

II. PROJECT DESCRIPTION

- A. Present a synopsis of the Project which describes the following:
1. Nature of the Project.
See Appendix A, page 10.
 2. Current utilization of the Project, if any.
See Appendix A, pages 3-4.
 3. Proposed utilization of the Project upon full completion.
See Appendix A, page 10.
- B. Present a defined scope of work associated with the structural aspects of the Project and include the following:
1. "End-user"/functional problems and the facility problems to be addressed by the Project.
See Appendix A, page 10.
 2. Comparison of existing structural/site conditions and proposed conditions (if improvements are contemplated by the Project) as listed below:

The described AWSS Rehabilitation Project consists of replacement of corroded or damaged underground pipeline, the standard format table below was intended for structures and does not readily apply to pipelines:

| Existing Conditions | Proposed Conditions |
|-----------------------------|-----------------------------|
| Age: 80+ Years | Age: NEW |
| Structure/Seismic Std.: N/A | Structure/Seismic Std.: N/A |
| Construction Quality: N/A | Construction Quality: N/A |
| Floor Plan: N/A | Floor Plan: N/A |
| Square Footage: N/A | Square Footage: N/A |
| Zoning: N/A | Zoning: N/A |
| Parking: N/A | Parking: N/A |
| Other: | Other: |

3. Alternatives, i.e., repair, renovation, replacement, modernization, etc.
 - **Repair: corroded and settled pipes.**
 - **Modernization: provide remote control of critical valves.**
4. Requirements for phased implementation or continuing operations of the Project.
None.

ATTACHMENT 2 AWSS EXTENSION PROJECT JUSTIFICATION AND DESCRIPTION

I. NEED FOR THE PROJECT

- A. Does Project impact the City's ability to provide/maintain/initiate an essential City service? If so, please explain.
Yes, Please see Appendix A, pages 11, 23.
- B. Is Project mandated by a court order or threat of a court order? If so, please explain.
No.
- C. Are any regulatory (City Charter, State Lands Commission, BCDC, RWQCB, etc.) issues triggered or approvals required to proceed with the Project?
Yes, Suction Connections and the Fireboat Manifold will require approvals and/or permits from the State Lands Commission, BCDC, Army Corps of Engineers, Port of San Francisco, Fish and Game Department.
- D. Identify all quantifiable and non-quantifiable Project benefits.
Yes, Please see Appendix A, pages 11, 23.

II. PROJECT DESCRIPTION

- A. Present a synopsis of the Project which describes the following:
 1. Nature of the Project.
See Appendix A, pages 11, 23.
 2. Current utilization of the Project, if any.
See Appendix A, page 23.
 3. Proposed utilization of the Project upon full completion.
See Appendix A, pages 11, 23.
- B. Present a defined scope of work associated with the structural aspects of the Project and include the following:
 1. "End-user"/functional problems and the facility problems to be addressed by the Project.
See Appendix A, pages 11, 23.
 2. Comparison of existing structural/site conditions and proposed conditions (if improvements are contemplated by the Project) as listed below:

The described AWSS Extension Project consists of installation of new underground pipeline and fireboat manifold, the standard format table below was intended for structures and does not readily apply to pipelines:

| <u>Existing Conditions</u> | <u>Proposed Conditions</u> |
|-----------------------------|-----------------------------|
| Age: N/A | Age: NEW |
| Structure/Seismic Std.: N/A | Structure/Seismic Std.: N/A |
| Construction Quality: N/A | Construction Quality: N/A |
| Floor Plan: N/A | Floor Plan: N/A |
| Square Footage: N/A | Square Footage: N/A |
| Zoning: N/A | Zoning: N/A |
| Parking: N/A | Parking: N/A |
| Other: | Other: |

3. Alternatives, i.e., repair, renovation, replacement, modernization, etc.
Not applicable.
4. Requirements for phased implementation or continuing operations of the Project.
None.

ATTACHMENT 3 HUNTERS POINT STATION PROJECT JUSTIFICATION AND DESCRIPTION

I. NEED FOR THE PROJECT

- A. Does Project impact the City's ability to provide/maintain/initiate an essential City service? If so, please explain. **Yes, Please see Appendix A, page 16.**
- B. Is Project mandated by a court order or threat of a court order? If so, please explain. **Yes. The addition of women's restroom and locker facilities has been ordered by the Federal Court of the Northern District of California and the City will face fines and other penalties if the work is not completed.**
- C. Are any regulatory (City Charter, State Lands Commission, BCDC, RWQCB, etc.) issues triggered or approvals required to proceed with the Project? **Yes. Redevelopment Agency and Planning Department - Master Plan for Naval Base Conversion at Hunters Point Shipyard.**
- D. Identify all quantifiable and non-quantifiable Project benefits. **Yes, Please see Appendix A, page 16**

II. PROJECT DESCRIPTION

- A. Present a synopsis of the Project which describes the following:
 - 1. Nature of the Project. **See Appendix A, page 16.**
 - 2. Current utilization of the Project, if any. **Yes, By Federal Government.**
 - 3. Proposed utilization of the Project upon full completion.
See Appendix A, page 16.
- B. Present a defined scope of work associated with the structural aspects of the Project and include the following:
 - 1. "End-user"/functional problems and the facility problems to be addressed by the Project. **See Appendix A, page 16.**
 - 2. Comparison of existing structural/site conditions and proposed conditions (if improvements are contemplated by the Project) as listed below:

| <u>Existing Conditions</u> | <u>Proposed Conditions</u> |
|-----------------------------|---------------------------------|
| Age: 1940's | Age: NEW |
| Structure/Seismic Std.: N/A | Structure/Seismic Std.: CURRENT |
| Construction Quality: POOR | Construction Quality: GOOD |
| Floor Plan: SINGLE STORY | Floor Plan: TWO STORY |
| Square Footage: ±8,700 | Square Footage: ±13,000 |
| Zoning: Federal Naval Base | Zoning: P |
| Parking: N/A | Parking: TBD |
| Other: | Other: |

- 3. Alternatives, i.e., repair, renovation, replacement, modernization, etc.
Replacement
- 4. Requirements for phased implementation or continuing operations of the Project. **No. Existing wood frame structure will be demolished for new structure.**

ATTACHMENT 4

FIREBOAT HEADQUARTERS

PROJECT JUSTIFICATION AND DESCRIPTION

I. NEED FOR THE PROJECT

- A. Does Project impact the City's ability to provide/maintain/initiate an essential City service? If so, please explain. **Yes, Please see Appendix A, page 11.**
- B. Is Project mandated by a court order or threat of a court order? If so, please explain. **Yes. The addition of women's restroom and locker facilities has been ordered by the Federal Court of the Northern District of California and the City will face fines and other penalties if the work is not completed.**
- C. Are any regulatory (City Charter, State Lands Commission, BCDC, RWQCB, etc.) issues triggered or approvals required to proceed with the Project? **Yes. BCDC, Port of San Francisco, City Planning/Landmarks Preservation Advisory Board.**
- D. Identify all quantifiable and non-quantifiable Project benefits. **Yes, Please see Appendix A, pages 15 & 16.**

II. PROJECT DESCRIPTION

- A. Present a synopsis of the Project which describes the following:
 1. Nature of the Project. **See Appendix A, pages 11-15.**
 2. Current utilization of the Project, if any. **See Appendix A, page 11**
 3. Proposed utilization of the Project upon full completion.
See Appendix A, page 12.
- B. Present a defined scope of work associated with the structural aspects of the Project and include the following:

1. "End-user"/functional problems and the facility problems to be addressed by the Project. **See Appendix A, pages 11-15.**
2. Comparison of existing structural/site conditions and proposed conditions (if improvements are contemplated by the Project) as listed below:

| <u>Existing Conditions</u> | <u>Proposed Conditions</u> |
|--------------------------------------|--|
| Age: 1912 | Age: NEW CONDITION |
| Structure/Seismic Std.: N/A | Structure/Seismic Std.: CURRENT |
| Construction Quality: POOR | Construction Quality: GOOD |
| Floor Plan: TWO STORY ON PIER | Floor Plan: TWO STORY ON PIER |
| Square Footage: ±5,000 | Square Footage: ±5,000 |
| Zoning: P | Zoning: P |
| Parking: N/A | Parking: N/A |
| Other: | Other: |

3. Alternatives, i.e., repair, renovation, replacement, modernization, etc.
Replacement
4. Requirements for phased implementation or continuing operations of the Project. **No.**

ATTACHMENT 5 BUREAU OF TRAINING PROJECT JUSTIFICATION AND DESCRIPTION

I. NEED FOR THE PROJECT

- A. Does Project impact the City's ability to provide/maintain/initiate an essential City service? If so, please explain. **Yes, Please see Appendix A, pages 18-21.**
- B. Is Project mandated by a court order or threat of a court order? If so, please explain. **Yes. The addition of women's restroom and locker facilities has been ordered by the Federal Court of the Northern District of California and the City will face fines and other penalties if the work is not completed.**
- C. Are any regulatory (City Charter, State Lands Commission, BCDC, RWQCB, etc.) issues triggered or approvals required to proceed with the Project? **Yes. Redevelopment Agency and Planning Department - Master Plan for Naval Base Conversion at Hunters Point Shipyard.**
- D. Identify all quantifiable and non-quantifiable Project benefits. **Yes, Please see Appendix A, page 21.**

II. PROJECT DESCRIPTION

- A. Present a synopsis of the Project which describes the following:
 - 1. Nature of the Project. **See Appendix A, pages 18-21.**
 - 2. Current utilization of the Project, if any. **See Appendix A, pages 18-21.**
 - 3. Proposed utilization of the Project upon full completion. **See Appendix A, pages 18-21.**
- B. Present a defined scope of work associated with the structural aspects of the Project and include the following:
 - 1. "End-user"/functional problems and the facility problems to be addressed by the Project. **See Appendix A, page 21.**
 - 2. Comparison of existing structural/site conditions and proposed conditions (if improvements are contemplated by the Project) as listed below:

| <u>Existing Conditions</u> | <u>Proposed Conditions</u> |
|---|--|
| Age: 1955 | Age: NEW CONDITION |
| Structure/Seismic Std.: N/A | Structure/Seismic Std.: CURRENT |
| Construction Quality: POOR | Construction Quality: GOOD |
| Floor Plan: TWO STORY | Floor Plan: TWO STORY |
| Square Footage: ±4,100 + 7 Story Drill Tower | Square Footage: ±29,700 (15,700 Training+7,500 Drill Tower +6,500 Apparatus Storage) |
| Zoning: P | Zoning: P |
| Parking: On Site | Parking: On Site |
| Other: | Other: |

- 3. Alternatives, i.e., repair, renovation, replacement, modernization, etc. **Modernization**
- 4. Requirements for phased implementation or continuing operations of the Project. **No. Structure will be started on new site.**

ATTACHMENT 6 AWSS PIPE YARD PROJECT JUSTIFICATION AND DESCRIPTION

I. NEED FOR THE PROJECT

- A. Does Project impact the City's ability to provide/maintain/initiate an essential City service? If so, please explain. **Yes, Please see Appendix A, page 22.**
- B. Is Project mandated by a court order or threat of a court order? If so, please explain. **Yes. The addition of women's restroom and locker facilities has been ordered by the Federal Court of the Northern District of California and the City will face fines and other penalties if the work is not completed.**
- C. Are any regulatory (City Charter, State Lands Commission, BCDC, RWQCB, etc.) issues triggered or approvals required to proceed with the Project? **No.**
- D. Identify all quantifiable and non-quantifiable Project benefits. **Yes, Please see Appendix A, page 22.**

II. PROJECT DESCRIPTION

- A. Present a synopsis of the Project which describes the following:
 1. Nature of the Project. **See Appendix A, page 22.**
 2. Current utilization of the Project, if any. **See Appendix A, page 22.**
 3. Proposed utilization of the Project upon full completion. **See Appendix A, page 22.**
- B. Present a defined scope of work associated with the structural aspects of the Project and include the following:

1. "End-user"/functional problems and the facility problems to be addressed by the Project. **See Appendix A, page 22.**
2. Comparison of existing structural/site conditions and proposed conditions (if improvements are contemplated by the Project) as listed below:

| <u>Existing Conditions</u> | <u>Proposed Conditions</u> |
|-----------------------------|---------------------------------|
| Age: UNKNOWN | Age: NEW CONDITION |
| Structure/Seismic Std.: N/A | Structure/Seismic Std.: CURRENT |
| Construction Quality: POOR | Construction Quality: GOOD |
| Floor Plan: TWO STORY | Floor Plan: TWO STORY |
| Square Footage: ±4,000 | Square Footage: ±4,000 |
| Zoning: P | Zoning: P |
| Parking: On Site | Parking: On Site |
| Other: | Other: |

3. Alternatives, i.e., repair, renovation, replacement, modernization, etc. **Repair**
4. Requirements for phased implementation or continuing operations of the Project. **No.**

ATTACHMENT 7

TREASURE ISLAND STATION

PROJECT JUSTIFICATION AND DESCRIPTION

I. NEED FOR THE PROJECT

- A. Does Project impact the City's ability to provide/maintain/initiate an essential City service? If so, please explain. **Yes, Please see Appendix A, page 17.**
- B. Is Project mandated by a court order or threat of a court order? If so, please explain. **Yes. The addition of women's restroom and locker facilities has been ordered by the Federal Court of the Northern District of California and the City will face fines and other penalties if the work is not completed.**
- C. Are any regulatory (City Charter, State Lands Commission, BCDC, RWQCB, etc.) issues triggered or approvals required to proceed with the Project? **NO. Naval Base conversion is regulated/managed by the Mayor's appointed committee**
- D. Identify all quantifiable and non-quantifiable Project benefits. **Yes, Please see Appendix A, page 17.**

II. PROJECT DESCRIPTION

- A. Present a synopsis of the Project which describes the following:
 1. Nature of the Project. **See Appendix A, page 17.**
 2. Current utilization of the Project, if any. **Yes, By Federal Government.**
 3. Proposed utilization of the Project upon full completion.
See Appendix A, page 17.
- B. Present a defined scope of work associated with the structural aspects of the Project and include the following:
 1. "End-user"/functional problems and the facility problems to be addressed by the Project. **See Appendix A, pages 16 & 17.**
 2. Comparison of existing structural/site conditions and proposed conditions (if improvements are contemplated by the Project) as listed below:

| <u>Existing Conditions</u> | <u>Proposed Conditions</u> |
|------------------------------------|--|
| Age: 1940's | Age: NEW |
| Structure/Seismic Std.: N/A | Structure/Seismic Std.: CURRENT |
| Construction Quality: POOR | Construction Quality: GOOD |
| Floor Plan: TWO STORY | Floor Plan: TWO STORY |
| Square Footage: ±10,215 | Square Footage: ±14,000 |
| Zoning: Federal Naval Base | Zoning: P |
| Parking: N/A | Parking: TBD |
| Other: | Other: |

3. Alternatives, i.e., repair, renovation, replacement, modernization, etc.
Replacement
4. Requirements for phased implementation or continuing operations of the Project. **No. Existing wood frame structure will be demolished for new structure.**

ATTACHMENT 8
YERBA BUENA ISLAND STATION
PROJECT JUSTIFICATION AND DESCRIPTION

I. NEED FOR THE PROJECT

- A. Does Project impact the City's ability to provide/maintain/initiate an essential City service? If so, please explain. **Yes, Please see Appendix A, page 17.**
- B. Is Project mandated by a court order or threat of a court order? If so, please explain. **Yes. The addition of women's restroom and locker facilities has been ordered by the Federal Court of the Northern District of California and the City will face fines and other penalties if the work is not completed.**
- C. Are any regulatory (City Charter, State Lands Commission, BCDC, RWQCB, etc.) issues triggered or approvals required to proceed with the Project? **NO. Naval Base conversion is regulated/managed by the Mayor's appointed committee**
- D. Identify all quantifiable and non-quantifiable Project benefits. **Yes, Please see Appendix A, page 17.**

II. PROJECT DESCRIPTION

- A. Present a synopsis of the Project which describes the following:
 - 1. Nature of the Project. **See Appendix A, page 17.**
 - 2. Current utilization of the Project, if any. **Yes, Used by the Federal Government as a storage facility.**
 - 3. Proposed utilization of the Project upon full completion. **See Appendix A, page 17.**
- B. Present a defined scope of work associated with the structural aspects of the Project and include the following:
 - 1. "End-user"/functional problems and the facility problems to be addressed by the Project. **See Appendix A, pages 16 & 17.**
 - 2. Comparison of existing structural/site conditions and proposed conditions (if improvements are contemplated by the Project) as listed below:

| <u>Existing Conditions</u> | <u>Proposed Conditions</u> |
|--|--|
| Age: 1937 | Age: NEW |
| Structure/Seismic Std.: N/A | Structure/Seismic Std.: CURRENT |
| Construction Quality: POOR | Construction Quality: GOOD |
| Floor Plan: SINGLE STORY W/Basement | Floor Plan: SINGLE STORY W/Basement |
| Square Footage: ±10,274 | Square Footage: ±10,274 |
| Zoning: Federal Naval Base | Zoning: P |
| Parking: N/A | Parking: TBD |
| Other: | Other: |

- 3. Alternatives, i.e., repair, renovation, replacement, modernization, etc.
Repair
- 4. Requirements for phased implementation or continuing operations of the Project. **No. Building will remain vacant prior to construction.**

ATTACHMENT 9 MODEL BUDGET SUMMARY

| Project Major Components | |
|--------------------------|----------------------------|
| # | Description |
| 1 | AWSS Rehabilitation |
| 2 | AWSS Extension |
| 3 | Hunters Point Station |
| 4 | Fireboat Headquarters |
| 5 | Bureau of Training |
| 6 | AWSS Pipe Yard |
| 7 | Treasure Island Station |
| 8 | Yerba Buena Island Station |

| Budget Categories | Project Major Components Costs (in Millions of Dollars) | | | | | | | | Total Program Budget Category Costs |
|--|--|------|------|------|-------|------|------|------|---|
| | 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | |
| 1. Construction, Purchase and Installation | 16.2 | 4.00 | 3.98 | 4.23 | 11.93 | 0.78 | 3.88 | 2.63 | 47.63 |
| 2. Project Control | 4.88 | 1.20 | 1.21 | 1.39 | 3.61 | 0.24 | 1.18 | 0.80 | 14.51 |
| 3. Site Control | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 4. Other Program Costs | 0.42 | 0.11 | 0.10 | 0.11 | 0.31 | 0.02 | 0.10 | 0.07 | 1.24 |
| Total Component Costs | 21.50 | 5.31 | 5.29 | 5.73 | 15.85 | 1.04 | 5.16 | 3.50 | 63.38 |

ATTACHMENT 10 **SOURCES AND USES OF PROJECT FUNDS**

| Sources of Project Funds | Amount (\$) | Note |
|---|---------------------|-------------|
| Cash from reserves, dedicated funds, etc. | \$0 | |
| Federal, State Moneys/Grants/Programs | \$110,000 | 1 |
| Public Contributions | \$0 | |
| Bond proceeds | \$63,270,000 | |
| Other | \$0 | |
| Total Sources | \$63,380,000 | |
| | | |
| Uses of Project Funds | Amount (\$) | Note |
| Project Costs (Detail) | \$62,140,000 | 2 |
| Financing Costs | \$1,240,000 | 3 |
| Reserve Fund | | 4 |
| Underwriters Discount | \$0 | |
| Costs of Issuance (detail) | \$0 | |
| Other (please describe) | \$0 | |
| Total Uses of Project Funds | \$63,380,000 | |

Notes:

- 1.: The \$110,000 is a FEMA grant for A&E seismic design of Fireboat Headquarters. There is also a possibility of a FEMA construction grant for as much as an additional \$1,340,000, which is approximately 50% of the cost for seismic upgrade of Fireboat Headquarters. In the event the FEMA construction grant is approved, the amount of the Bond sale will be reduced accordingly.
- 2.: Project Cost includes budget categories 1 and 2 of Model Budget Summary, Attachment #9.
- 3.: Bond Administrative cost 2%.
- 4.: Approximately 10% construction contingency has been included in the construction budget.

ATTACHMENT 11
PRELIMINARY MASTER SCHEDULE

